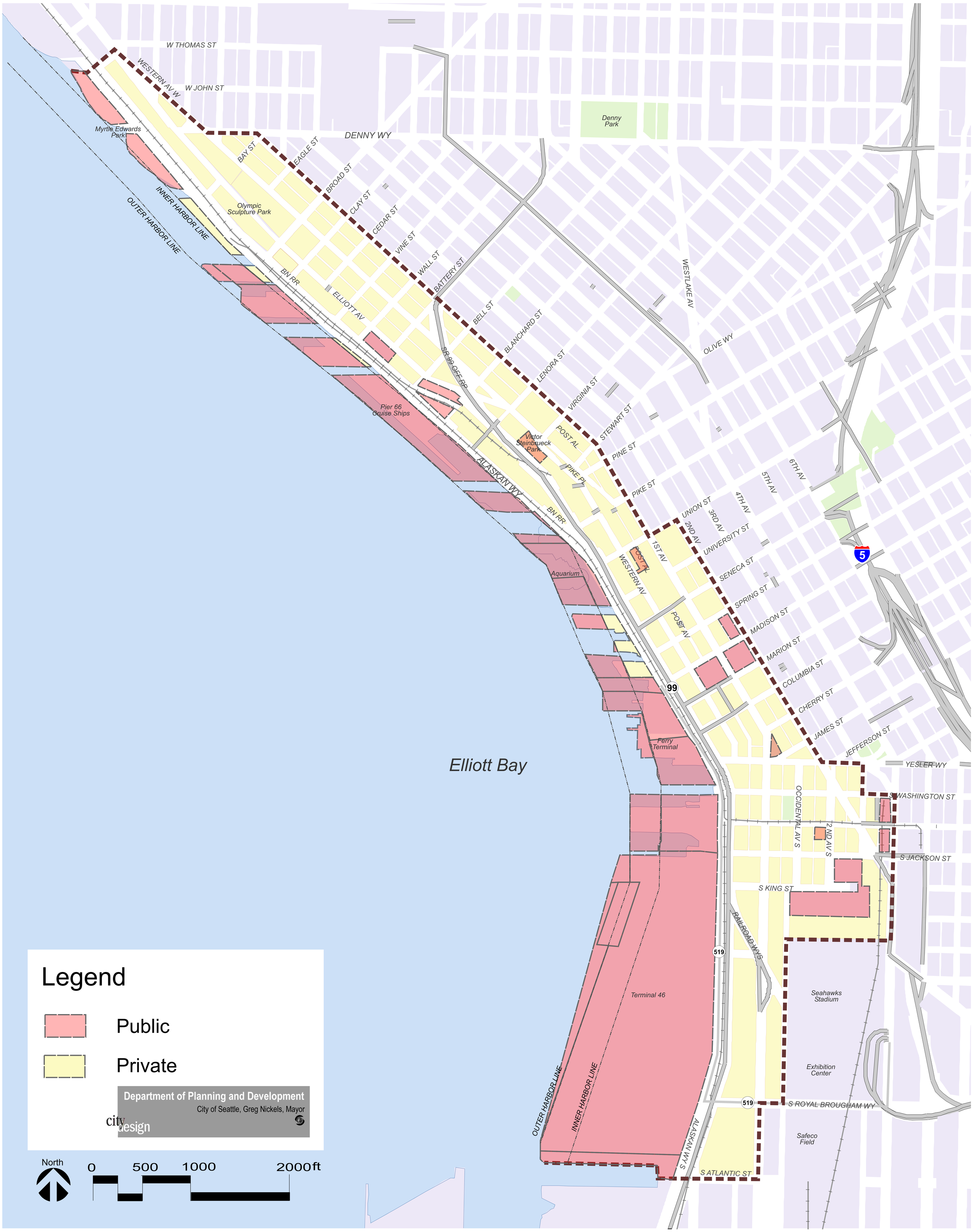PROPERTY OWNERSHIP